



Staff Report PC15-020-DP

Holiday Inn Express- Development Plan

Docket PC-020-DP – Development Plan – Holiday Inn Express. The petitioner is requesting approval of a Development Plan to be known as Holiday Inn Express. The subject property is zoned PUD- Anson Planned Unit Development and part of Block- E2 of the South Anson Business District. The Technical Advisory Committee (TAC) reviewed the plans on 10/13/2015. The petitioner is Sohum Hotels Anson LLC, and the project engineer is Stoeppelwerth & Associates, Inc. No waiver is being requested.

History

- Anson Development was approved by the Boone County Commissioners on August 6, 2004 and the Boone County Area Plan Commission on July 14, 2004 to be zoned as a PUD, Ordinance # 2004-10.
- Utilities are available from Main Street and Central Boulevard.

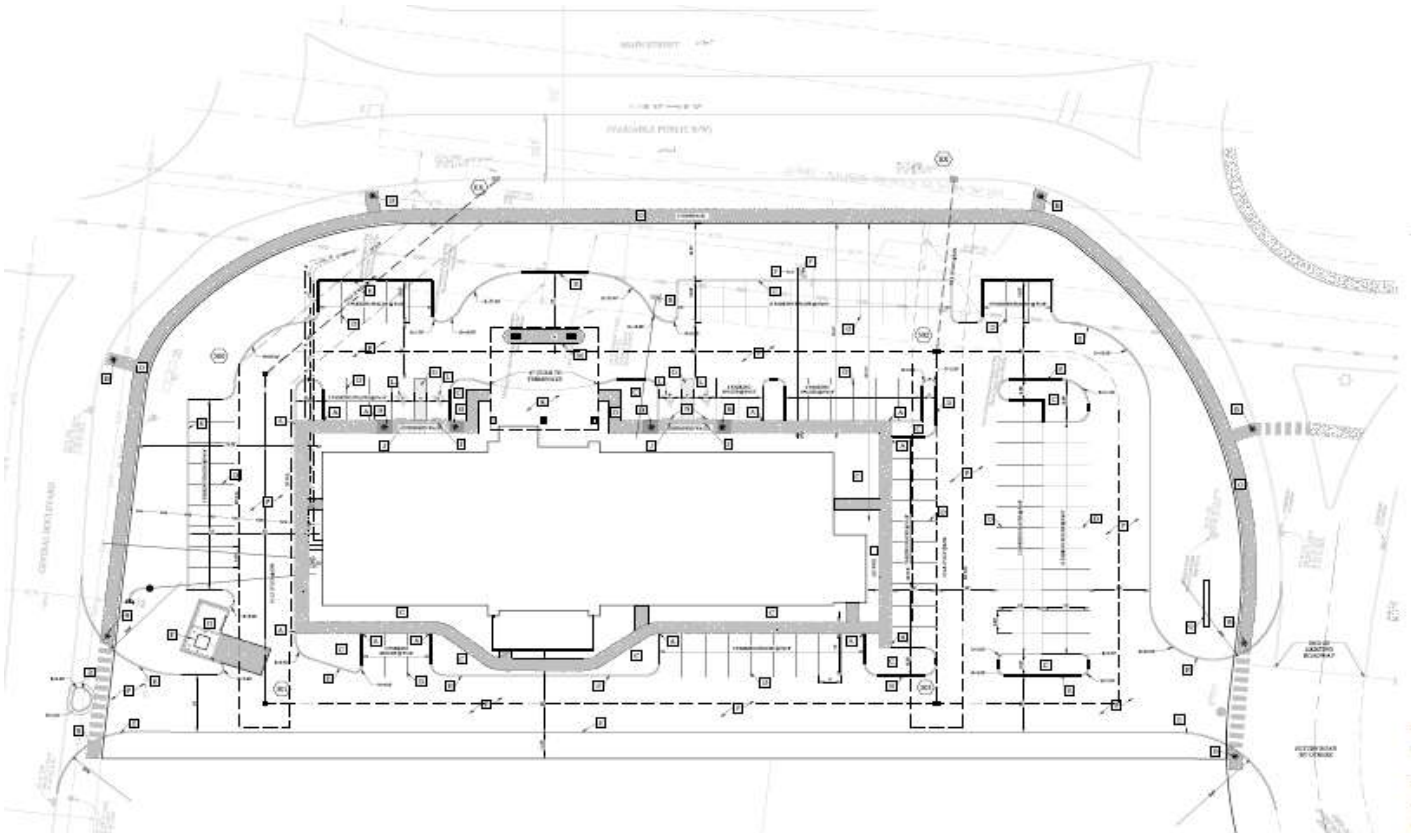
Proposed Development

The Holiday Inn Express is a four- story hotel located at the corner of Central Boulevard and Main Street in the Anson South Business District. This hotel will consist of 84 guest units and is approximately 2.2 acres.



Access will be off of Central Boulevard as well as the proposed South Anson Business District Access Drive. Pedestrian paths will be constructed along the Main Street frontage to connect with existing paths.

The proposed development plan for this site is shown below:



Compliance

The proposed development plan is in compliance with the standards of the I-65 Anson PUD, Whitestown Comprehensive Plan, and Whitestown Zoning Ordinance

Technical Advisory Committee Comments

All of the TAC comments and Anson Design Approvals have been addressed.

Staff Comments

Staff Recommendation

Staff recommends that the WPC approve Docket PC15-020-DP the Holiday Inn Express Development Plan.